

PROPERTY LOCATION

| No | Alt No | Direction/Street/City |
|----|--------|------------------------|
| 32 | | COLUMBIA RD, ARLINGTON |

OWNERSHIP

| | | | | |
|-----------|---------------------|-------|-------|------------|
| Owner 1: | DRAKE JEREMY/ETAL | | | |
| Owner 2: | FRUSCIONE ANTONELLA | | | |
| Owner 3: | | | | |
| Street 1: | 32 COLUMBIA ROAD | | | |
| Street 2: | | | | |
| Twn/City: | ARLINGTON | | | |
| St/Prov: | MA | Cntry | | Own Occ: Y |
| Postal: | 02474 | | Type: | |

PREVIOUS OWNER

| | | | |
|-----------|-------|--|--|
| Owner 1: | | | |
| Owner 2: | | | |
| Street 1: | | | |
| Twn/City: | | | |
| St/Prov: | Cntry | | |
| Postal: | | | |

NARRATIVE DESCRIPTION

This parcel contains .256 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1949, having primarily Vinyl Exterior and 2549 Square Feet, with 1 Unit, 1 Bath, 2 3/4 Baths, 0 HalfBath, 7 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

| Code | Descrip/No | Amount | Com. Int |
|------|------------|--------|----------|
| | | | |
| | | | |
| | | | |

PROPERTY FACTORS

| Item | Code | Description | % | Item | Code | Description |
|------------|------|-------------|-----|---------|------|-------------|
| Z | R1 | SINGLE FA | 100 | water | | |
| o | | | | Sewer | | |
| n | | | | Electri | | |
| Census: | | | | Exmpt | | |
| Flood Haz: | | | | | | |
| D | | | | Topo | 1 | Level |
| s | | | | Street | | |
| t | | | | Gas: | | |

LAND SECTION (First 7 lines only)

| Use Code | Description | LUC Fact | No of Units | Depth / PriceUnits | Unit Type | Land Type | LT Factor | Base Value | Unit Price | Adj | Neigh | Neigh Infl | Neigh Mod | Infl 1 | % | Infl 2 | % | Infl 3 | % | Appraised Value | Alt Class | % | Spec Land | J Code | Fact | Use Value | Notes |
|----------|-------------|----------|-------------|--------------------|-----------|-----------|-----------|------------|------------|------|-------|------------|-----------|--------|---|--------|---|--------|---|-----------------|-----------|---|-----------|--------|------|-----------|-------|
| 101 | One Family | | 11148 | | Sq. Ft. | Site | | 0 | 70. | 0.68 | 12 | | | | | | | | | 528,109 | | | | | | 528,100 | |
| | | | | | | | | | | | | | | | | | | | | | | | | | | | |
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|--------------|---------|--------------|-------|-------------|-----|------------|---------------|-----------|--------|---------|------------|--------|---------|
| Total AC/HA: | 0.25592 | Total SF/SM: | 11148 | Parcel LUC: | 101 | One Family | Prime NB Desc | ARLINGTON | Total: | 528,109 | Spl Credit | Total: | 528,100 |
|--------------|---------|--------------|-------|-------------|-----|------------|---------------|-----------|--------|---------|------------|--------|---------|

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

Residential

CARD

ARLINGTON

APPRAISED:

USE VALUE:

ASSESSED:

Total Card /

Total Parce

843,600 /

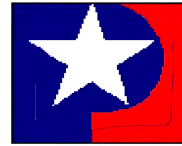
843,600

843,600 /

843,600

843,600 /

843,600



Patriot
Properties Inc.

USER DEFINED

| | |
|----------------|-------|
| Prior Id # 1: | 46033 |
| Prior Id # 2: | |
| Prior Id # 3: | |
| Prior Id # 1: | |
| Prior Id # 2: | |
| Prior Id # 3: | |
| Prior Id # 1: | |
| Prior Id # 2: | |
| Prior Id # 3: | |
| ASR Map: | |
| Fact Dist: | |
| Reval Dist: | |
| Year: | |
| LandReason: | |
| BldReason: | |
| CivilDistrict: | |
| Ratio: | |

ACTIVITY INFORMATION

| Date | Result | By | Name |
|------------|--------------|-----|-----------|
| 9/8/2018 | Meas/Inspect | BS | Barbara S |
| 12/17/2008 | Meas/Inspect | 163 | PATRIOT |
| 11/20/1999 | Inspected | 263 | PATRIOT |
| 11/3/1999 | Mailer Sent | | |
| 10/12/1999 | Measured | 243 | PATRIOT |
| 9/1/1991 | | PM | Peter M |
| | | | |
| | | | |

Sign:
VERIFICATION OF VISIT NOT DATA
//_/___

IN PROCESS APPRAISAL SUMMARY

| Use Code | Land Size | Building Value | Yard Items | Land Value | Total Value | Legal Description | User Acct |
|-------------------------|-----------|--------------------------------|------------|------------|-----------------|-------------------|-----------|
| 101 | 11148.000 | 315,500 | | 528,100 | 843,600 | | 46033 |
| | | | | | | | GIS Ref |
| | | | | | | | GIS Ref |
| Total Card | 0.256 | 315,500 | | 528,100 | 843,600 | Entered Lot Size | GIS Ref |
| Total Parcel | 0.256 | 315,500 | | 528,100 | 843,600 | Total Land: | Insp Date |
| Source: Market Adj Cost | | Total Value per SQ unit /Card: | | 330.95 | /Parcel: 330.95 | Land Unit Type: | 09/08/18 |

PREVIOUS ASSESSMENT

| Tax Yr | Use | Cat | Bldg Value | Yrd Items | Land Size | Land Value | Total Value | Asses'd Value | Notes | Date | | |
|--------|-----|-----|------------|-----------|-----------|------------|-------------|---------------|---------------|------------|-----------------|----------|
| 2022 | 101 | FV | 315,500 | 0 | 11,148. | 528,100 | 843,600 | | Year end | 12/23/2021 | PRINT | |
| 2021 | 101 | FV | 304,900 | 0 | 11,148. | 528,100 | 833,000 | | Year End Roll | 12/10/2020 | | |
| 2020 | 101 | FV | 304,900 | 0 | 11,148. | 528,100 | 833,000 | 833,000 | Year End Roll | 12/18/2019 | 12/30/21 | 03:21:45 |
| 2019 | 101 | FV | 255,100 | 0 | 11,148. | 490,400 | 745,500 | 745,500 | Year End Roll | 1/3/2019 | LAST REV | |
| 2018 | 101 | FV | 249,100 | 0 | 11,148. | 490,400 | 739,500 | 739,500 | Year End Roll | 12/20/2017 | | |
| 2017 | 101 | FV | 249,100 | 0 | 11,148. | 430,000 | 679,100 | 679,100 | Year End Roll | 1/3/2017 | Date | Time |
| 2016 | 101 | FV | 249,100 | 0 | 11,148. | 392,300 | 641,400 | 641,400 | Year End | 1/4/2016 | 10/04/18 | 14:57:5 |
| 2015 | 101 | FV | 234,200 | 0 | 11,148. | 347,000 | 581,200 | 581,200 | Year End Roll | 12/11/2014 | apro | |

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible][illegible]

[illegible]